Prepared by, and after recording return to:
Guillermo Enrique Flores and Veronica Patricia Trejo Torres
1269 N Graycroft Ave
Madison, TN 37115
Send Tax Statements to:
Guillermo Enrique Flores and Veronica Patricia Trejo Torres
1269 N Graycroft Ave
Madison, TN 37115

Karen Johnson Davidson County
Batch# 1404716 DEEDWARR
04/13/2026 10:35:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20260413-0029740

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QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS THAT:

FOR VALUABLE CONSIDERATION OF TEN DOLLARS ($10.00), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **Guillermo E. Flores**, a married man, hereinafter referred to as "Grantor", does hereby remise, release and forever quitclaim unto **Guillermo Enrique Flores and Veronica Patricia Trejo Torres**, Trustees and their successors in trust of the Claro Trejo Revocable Living Trust dated _____, hereinafter "Grantees", their successors and assigns forever, all of Grantors' rights in the following lands and property, together with all improvements located thereon, lying in Davidson County, State of Tennessee, to-wit:

Land in Davidson County, Tennessee, being Lot No. 42 on the Plan of Primrose Meadows, Section 1, as of record in Plat Book 4675, page 18, Register's Office for Davidson County, Tennessee, to which plan reference is here made for a more complete description of said lot.

Property Tax ID: 034-13-0-248.00

Commonly Known As: 1269 N GRAYCROFT AVE, MADISON, TN 37115

SUBJECT to all easements, rights-of-way, protective covenants and mineral reservations of record, if any.

The source of title in Grantor(s) is by Warranty Deed recorded in the office of the Register of Deeds of Davidson County, state of Tennessee: Instrument Number 20040922-0114100.

WITNESS Grantor(s) hand(s) this the 14 day of March, 2026

Guillermo Enrique Flores
Guillermo E. Flores, Grantor

State of Tennessee
County of Davidson

On this 14 day of March, 2026, before me personally appeared Guillermo E. Flores, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person (or person's) free act and deed.

Witness my hand, at office, this 14 day of March, 2026

Esmeralda Rodriguez-Aznar.
Notary's Signature

(Seal)
My commission expires: 7-2-2029.

ESMERALDA RODRIGUEZ-AZNAR
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 7-2-2029

OATH OF CONSIDERATION

I hereby swear that the actual consideration or value, whichever is greater, for this transfer is $_____. This is an exempt transfer of real estate by a transferor of real estate to a revocable living trust created by the same transferor or by a spouse of the transferor - Tenn. Code Ann. § 67-4-409(a)(3)(F).

This 14 day of March, 20 26

Guillermo Enrique Flores
Guillermo E. Flores, Affiant

State of Tennessee
County of Davidson

On this 14 day of March, 2026, before me personally appeared Guillermo E. Flores, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person (or person's) free act and deed.

Witness my hand, at office, this 14 day of March, 2026

Esmeralda Rodriguez-Aznar
Notary's Signature

Seal

ESMERALDA RODRIGUEZ-AZNAR
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 7-2-2029

My commission expires: 7-2-2029

Grantor(s) Name, Address, phone:
Guillermo E. Flores
1269 N Graycroft Ave
Madison, TN 37115

Grantee(s) Name, Address, phone:
Guillermo Enrique Flores and Veronica Patricia Trejo Torres
1269 N Graycroft Ave
Madison, TN 37115
SEND TAX STATEMENTS TO GRANTEE

Certificate of Authenticity

I, Guillermo E. Flores, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on March 14, 2026.

Guillermo Enrique Flores
Affiant Signature

March 14, 2026
Date

State of Tennessee
County of Davidson

Sworn to and subscribed before me this 14 day of March, 2026.

Esmeralda Rodriguez-Aznar.
Notary's Signature

My Commission Expires: 7-2-2029.

Notary's Seal (if on paper)

